



**General Services Administration  
National Capital Region**

August 18, 2020

Ms. Patricia Plummer and Dr. Emmanuel Irono  
CAC/Motir Joint Venture, LLC  
1508 East Capitol St., NE  
Washington, DC 20003

Subject: 1800F Collocation, Auditorium, and Childcare Center Project (Contract No. 47PM1119C0006 (the "Contract")) – Superintendence, Ordered Materials, and HVAC Requirements

Dear Ms. Plummer and Dr. Irono:

GSA is in receipt of CAC-Motir Joint Venture, LLC's (JV) response to GSA's Follow Up Notice of Concern, issued August 4, 2020, identifying Ms. Nicholle O'Malley as the Construction Management/Superintendent to support Mr. Sandy Archer on the 1800 F Collocation project. Ms. O'Malley's resume does not convey experience that meets or exceeds the contract requirements per FAR 52.236-6 and Section III.C of the Contract Agreement. Ms. O'Malley's resume speaks of her experience managing large scale transportation and land use projects. In addition, the resume mentions managing "aspects" of design, construction, and renovation projects. Of the projects listed as her relevant project/work experience, only the new recruiting and training center for the Baltimore, Maryland, U.S. Army Corps of Engineers includes tenant fit out work. GSA directs JV to provide a revised resume for Ms. O'Malley that conveys experience relevant to the 1800 F Project in accordance to FAR 52.236-6 and Section III.C of the Contract Agreement or identify another person(s) and/or firm that possess the experience, skills and abilities that meet or exceed the capabilities required by the contract. Your failure to comply with this requirement may be considered default in accordance with FAR 52.249-10 and GSAR 552.236-6(d).

Furthermore, Ms. O'Malley's relationship with JV is unclear. Is Ms. O'Malley an employee of either CAC or Motir, or is she a consultant working as a subcontractor for JV? GSA requests JV to provide an updated project matrix/organization chart by August 21, 2020 outlining JV employees involved in the project management and superintendent aspects with associated project titles and function descriptions.

Despite several requests, GSA has still not received proof of purchase for ordered materials. Per Section III.G, Submittals, GSA requests JV to provide this information by August 20, 2020. Although work has continued to progress on the project, GSA is concerned that this will impede progression and the project will not be completed by the intended September 20, 2020 completion date.

Lastly, JV has still not started work on the HVAC requirements after receipt of several directives from the Contracting Officer. GSA expects this work to be completed by September 20, 2020. No additional time will be granted to complete this requirement. Your failure to demonstrate the diligence required to insure the completion of this requirement by September 20, 2020, may be considered default in accordance with FAR 52.249-10.

**U.S. General Services Administration**  
1800 F Street, NW  
Washington, DC 20006  
[www.gsa.gov](http://www.gsa.gov)

Sincerely,

Chrischanda S. Smith,  
Contracting Officer  
General Services Administration

cc: Aaron Hassinger, GSA; Chris Hudson-Boyd, GSA; Ashley Abdullah, AFG; Kai Goodrich, AFG; Jennifer Jones, JV; Noah Meissner, surety; Harry McKee III, surety; Shuraie Mackin, SBA; and Pamela Mannion, SBA